

ORDINANCE NO. 2680

**AN ORDINANCE DESIGNATING A REDEVELOPMENT PROJECT AREA
TO BE KNOWN AS THE "NORTH/ARDMORE REDEVELOPMENT PROJECT AREA"
IN THE VILLAGE OF VILLA PARK, ILLINOIS**

WHEREAS, the Village of Villa Park, DuPage County, Illinois (the "Village"), is a municipal corporation duly organized and existing under the laws of the State of Illinois; and

WHEREAS, the corporate authorities of the Village have approved and adopted a Redevelopment Plan and Redevelopment Project for property located within the corporate limits of the Village of Villa Park pursuant to an ordinance adopted by the President and Board of Trustees of the Village on February 7, 1994, and entitled: "An Ordinance Adopting and Approving A Redevelopment Plan and Project with Respect to Certain Property Located in the Village of Villa Park, Illinois (North/Ardmore Redevelopment Project Area)" (the "Redevelopment Ordinance"); and

WHEREAS, it is now necessary to designate the area referred to in the Redevelopment Plan as a "Redevelopment Project Area" as provided in the Act; and

WHEREAS, the area described in Exhibit "A" attached hereto and made a part hereof constitutes, in the aggregate, more than 1-1/2 acres and has been determined to constitute a "blighted area" within the meaning of par. 11-74.4-3(a) of the Act; and

WHEREAS, the proposed Redevelopment Project Area includes only those contiguous parcels of real property and improvements thereon that will be substantially benefitted by improvements to be constructed in the Redevelopment Project Area; and

WHEREAS, pursuant to par. 11-74.4-5 of the Act, the President and the Board of Trustees of the Village caused a public hearing to be held with respect to the designation of the proposed Redevelopment Project Area on January 11, 1994, at the Village Hall, 20

South Ardmore Avenue, Villa Park, Illinois; and

WHEREAS, due notice of such hearing was given pursuant to pars. 11-74.4-5 and 11-74.4-6 of the Act, such notice being given to affected taxing districts and to the Illinois Department of Commerce and Community Affairs by certified mail on November 24, 1993, to the public by publication on December 17, 1993 and December 23, 1993, and to the person or persons in whose name the general taxes were paid on each lot, block, tract or parcel of land lying within the proposed Redevelopment Project Area by certified mail on December 20, 1993.

NOW, THEREFORE, BE IT ORDAINED by the President and Board of Trustees of the Village of Villa Park, DuPage County, Illinois, as follows:

Section 1: Preambles. The facts stated in the preambles of this Ordinance are found to be true and correct.

Section 2: Redevelopment Project Area Designation. The area described on Exhibit "A" is hereby designated as a Redevelopment Project Area pursuant to par. 11-74.4-4 of the Act and shall be known as the "North/Ardmore Redevelopment Project Area." The North/Ardmore Redevelopment Project Area constitutes an aggregate area of more than one and one-half acres and contains only those contiguous parcels of real property and improvements thereon that will be substantially benefitted by improvements to be constructed in the North/Ardmore Redevelopment Project Area.

Section 3: Effective Date: This Ordinance shall be in full force and effect from and after its passage and approval as provided by law.

PASSED AND APPROVED THIS 7th DAY OF February, 1994.

VILLAGE OF VILLA PARK

Rae Rupp Srch
President, Village of Villa Park

ATTEST:

Mary Murphy
Clerk, Village of Villa Park

ADOPTED this 7th day of February, 1994, pursuant to a roll call vote as follows:

AYES: (5) Trustees Gleich, Lundquist, Stupegia, Trotter; President Srch

NAYS: (0)

ABSENT: (2) Trustees Brilliant, Oaks.

ABSTAINING: (0)

EXHIBIT "A"

THAT PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 34 TOWNSHIP 40 NORTH, RANGE 11 EAST AND PART OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 33 AND PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 3 TOWNSHIP 39 NORTH, RANGE 11 EAST AND PART OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 4 TOWNSHIP 39 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF S.B.I. ROUTE 64 (NORTH AVENUE 200 FEET WIDE) AND THE EAST LINE OF CHATHAM AVENUE (66 FEET WIDE) EXTENDED.

THENCE SOUTH 89 DEGREES 58 MINUTES 46 SECONDS WEST ALONG SAID SOUTH LINE 839.78 FEET MORE OR LESS TO ITS INTERSECTION WITH THE WEST LINE OF ARDMORE AVENUE (100 FEET WIDE);

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST 200.00 FEET TO A POINT ON THE NORTH LINE OF S.B.I. ROUTE 64;

THENCE NORTH 89 DEGREES 58 MINUTES 45 SECONDS EAST ALONG SAID NORTH LINE 61.00 FEET TO THE INTERSECTION OF SAID NORTH LINE AND THE WEST LINE OF ARDMORE AVENUE (100 FEET WIDE);

THENCE NORTH 00 DEGREES 00 MINUTES 00 SECONDS EAST ALONG THE WEST LINE OF ARDMORE AVENUE 792.05 TO A POINT;

THENCE SOUTH 89 DEGREES 51 MINUTES 52 SECONDS EAST 430.18 FEET TO THE WEST LINE OF LOT 23 IN BLECKE'S RESUBDIVISION PER DOCUMENT NUMBER 557216;

THENCE SOUTH 00 DEGREES 01 MINUTE 23 SECONDS WEST ALONG THE SAID WEST LINE 2.97 FEET TO THE SOUTHWEST CORNER OF SAID LOT 23 ALSO BEING THE NORTHWEST CORNER OF LOT 24 IN SAID RESUBDIVISION;

THENCE SOUTH 89 DEGREES 51 MINUTES 32 SECONDS EAST 349.00 FEET TO A POINT ON THE EAST LINE OF CHATHAM AVENUE (66 FEET WIDE);

THENCE SOUTH 00 DEGREES 01 MINUTES 23 SECONDS WEST ALONG SAID EAST LINE 986.93 FEET TO THE POINT OF BEGINNING, CONTAINING 17.98 ACRES MORE OR LESS, IN DUPAGE COUNTY, ILLINOIS.